

Public Hearing Minutes  
For the  
Board of Adjustments  
September 09, 2013  
5:45 P.M.  
St. Mary Parish Courthouse Fifth Floor  
Franklin, LA

The Board of Adjustments met in Regular Session on this date with Chairman Scott Berry presiding and the following members present: Rodney Olander, S. Clevelin Broussard Matthew Williamson, and Alternates Wynord Thomas, Sr., John P. Davis, Sr. Absent was Larry Hotard

The purpose of the hearing was to receive written and/or oral comments relative to the following proposed variances:

Nonconforming Use Variance request for Albert Naquin to deviate from Ord. #1738- to place a Recreational Vehicle (RV) in a Single Family Residential (SR) Zoned District located at 844 Verdunville Rd., Franklin, La.; *Parcel Id 2564581019.00, Sec. 4 T15S R10E; Lot 4 Anna and Sedonia Subd per Plat 16C 142874 Acq 41T 263323; Lot 5 Anna and Sedonia Subd per Plat 16C 142874 Acq 41T 263323*

There were no written and/or oral comments received regarding the proposed Non-Conforming Use on the above listed properties.

Chairman Scott Berry read the request for a Nonconforming Use Variance request for Albert Naquin to deviate from Ord. #1738- to place a Recreational Vehicle (RV) in a Single Family Residential (SR) Zoned District located at 844 Verdunville Rd., Franklin, La.; *Parcel Id 2564581019.00, Sec. 4 T15S R10E; Lot 4 Anna and Sedonia Subd per Plat 16C 142874 Acq 41T 263323; Lot 5 Anna and Sedonia Subd per Plat 16C 142874 Acq 41T 263323*

Mrs. Myrna C. Naquin stated they would like to place a Recreational Vehicle (RV) on the property to rent.

Mrs. Naquin also stated that a married couple will be renting the Recreational Vehicle (RV).

Commissioner S. Clevelin Broussard questioned whether the property was vacant.

Mrs. Naquin stated that no structure is on the property.

Commissioner S. Clevelin Broussard questioned whether Mrs. Naquin resides close to the proposed property.

Mrs. Naquin stated she resides in Patterson.

Commissioner S. Clevelin Broussard questioned whether this property has been used for anything else.

Mrs. Naquin stated her daughter use to have a Manufactured Home (MH) that she resided in on the property but has since sold the Manufactured Home (MH). Mrs. Naquin's daughter is living with her.

Mrs. Shelia Tauriac stated that her property surrounds the proposed property and that she is opposed to the Variance request to place a Recreational Vehicle (RV) on the proposed property.

Mrs. Tauriac also stated that the proposed property was sold by one of her family member.

Mrs. Tauriac stated drug trafficking is an issue in the area and her concern is for her family and grandkids, beings that she does not know the people.

Commissioner S. Clevelin Broussard questioned whether Mrs. Tauriac knows Mrs. Naquin, but yet sold the property.

Mrs. Tauriac stated the family member that the proposed property was sold to in turn sold it to Mrs. Naquin. Mrs. Tauriac stated they do not know the Naquins. They do not want any other problems in the neighborhood because there is enough.

Mrs. Tauriac stated her family owns all the surrounding property.

Commissioner S. Clevelin Broussard questioned whether Mrs. Naquin owned both pieces of property.

Mrs. Naquin stated yes that she does own both pieces of property.

Commissioner S. Clevelin Broussard questioned what Mrs. Naquin was doing with the other piece of property.

Mrs. Naquin stated both properties are together.

Mrs. Tammy Luke stated Mrs. Naquin needs both parcels of property to comply with setback requirements to place the Recreational Vehicle (RV).

Commissioner S. Clevelin Broussard questioned whether there are any other rental properties in the area.

Mrs. Tauriac stated there is one (1) Manufactured Home (MH) that is a rental property.

Commissioner John P. Davis questioned the reason they are opposing is because they do not know the people. If Mrs. Naquin was not to rent out the propertybut rather live there herself would it make a difference.

Mrs. Tauriac stated no it would not make a difference, if she were to sell her property it would bring her property value down.

Commissioner S. Clevelin Broussard asked Mrs. Tauriac what do you think Mrs. Naquin should do with the property.

Mrs. Tauriac stated to either build a house or put a Manufactured Home (MH) on the proposed property. Mrs. Tauriac is opposed to a Recreational Vehicle (RV).

Mrs. Rebecca P. Hayes stated that she opposes to the request to place a Recreational Vehicle (RV) on the proposed property. Mrs. Hayes stated they have had murders and drug trafficking and is concerned that strangers will be in the neighborhood.

Mrs. Janine Charpentier stated that she is on behalf of her husband, who both are opposed and do not approve of the Variance request to place a recreational Vehicle (RV) on the proposed property.

Commissioner Rodney Olander questioned whether they live near the proposed property.

Mrs. Tammy Luke stated they live on side of the renter next to the Manufactured Home(MH) they built a house several years back.

Mrs. Charpentier stated their house was built in 2008.

Commissioner Matthew Williamson questioned whether this was in a Single Family Residential (SR) Zoned District and if we have any documentation on how the Manufactured Home (MH) next to the proposed property got there.

Mrs. Tammy Luke stated that the Manufactured Home (MH) was there prior to our zoning ordinance going into effect making it a Single Family Residential (SR) Zoned District.

Mrs. Tauriac stated she has concerns with strangers moving on to the proposed property, for the safety of her grandchild and nieces and nephews.

Mrs. Leslie Pellerin stated that she oppose the Recreational Vehicle (RV) because of the safety of her family and that it will bring the property value down.

Mrs. Diana Salone stated that she lives on the property that surround the property where they want to place the Recreational vehicle (RV). Mrs. Salone opposes to place to Recreational Vehicle.

Mrs. Salone stated she has had enough tragedy in her life with her son being murdered by strangers. So it is a concern for her as well for strangers to move onto the proposed property.

Mrs. Robin P. Raphael stated that she is opposed to the Recreation Vehicle (RV) being placed on the proposed property.

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Rodney Olander- Chairman  
St. Mary Parish Board of Adjustments